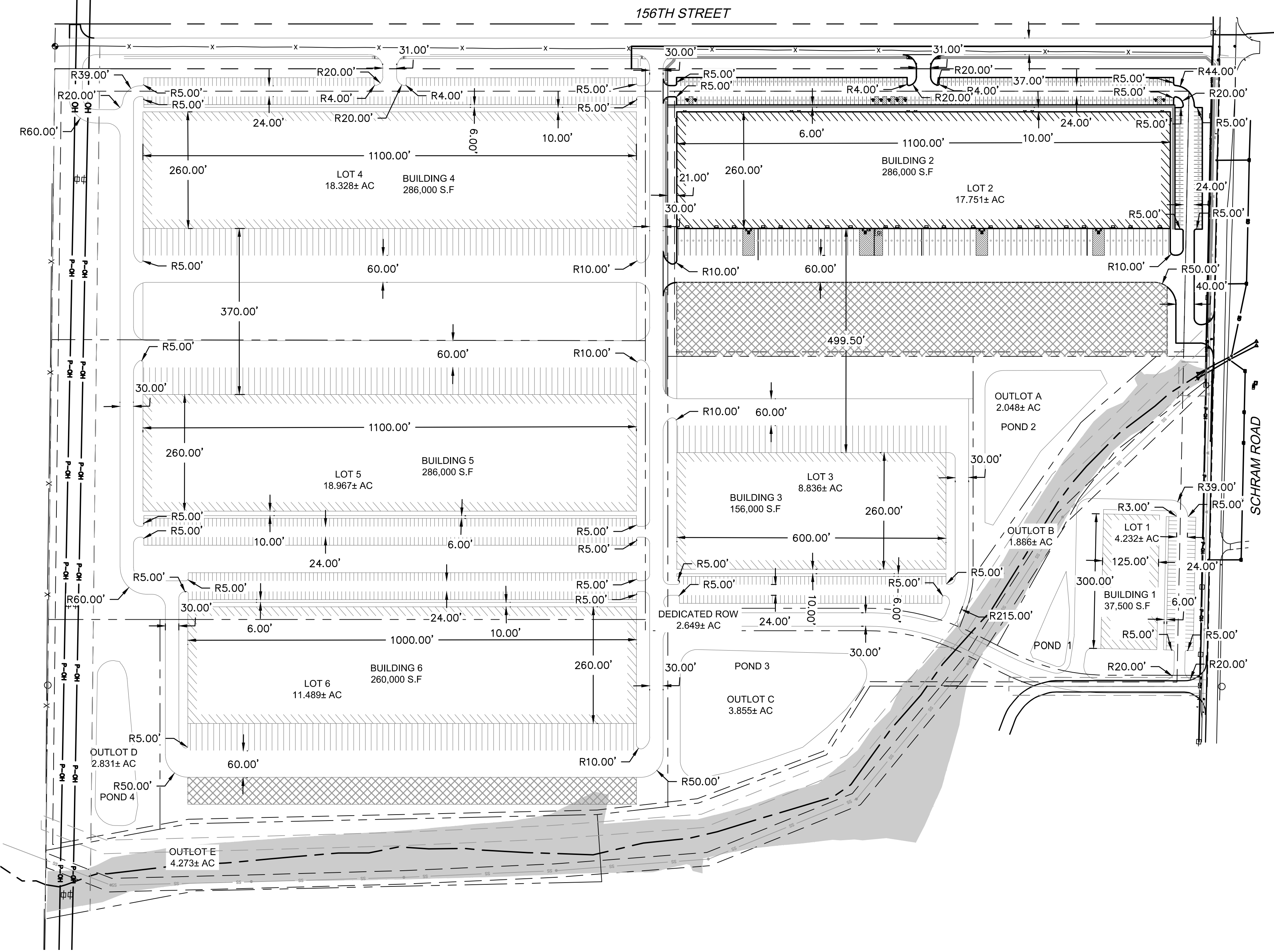


DWG: F:\2019\1501-2000\019-1764-BV-40-Design\AutoCAD\Preliminary\Plans\Sheets\GNC\A\C-SIT01\_B191764.dwg USER: lcardelessen  
 DATE: Dec 13, 2021 11:49am XREFS: C:\BASE\_B191764 C:\TBLK\_B191764 C:\PBDY\_B191764 C:\BASE\_0191764



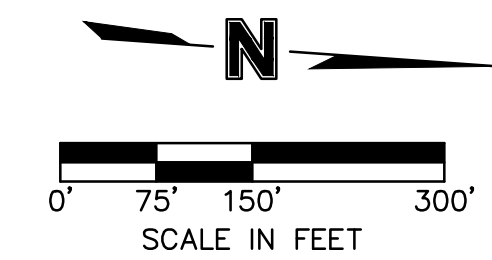
VICINITY MAP  
NOT TO SCALE

**LEGEND**

- PROPOSED BOUNDARY
- - - PROPOSED ROADWAY CENTERLINE
- - - PROPOSED SETBACKS
- - - PROPOSED LOTS
- - - EXISTING PROPERTY LINE
- - - EXISTING EASEMENT

- NOTES**
- STANDARD UTILITY EASEMENTS SHALL BE DEDICATED ALONG ALL PROPERTY LINES PER THE FINAL PLAT
  - FLOWLINE RADII ARE 15' UNLESS NOTED OTHERWISE.
  - SIDEWALK WIDTHS ARE 5' UNLESS NOTED OTHERWISE.
  - ACCESS RADII ARE 30' UNLESS NOTED OTHERWISE.
  - ALL ROADWAY DIMENSIONS ARE TO BACK OF CURB UNLESS NOTED OTHERWISE.
  - STANDARD PARKING STALL SIZE IS 9' X 18' UNLESS NOTED OTHERWISE.
  - TRUCK PARKING STALL SIZE IS 13' X 60' UNLESS NOTED OTHERWISE.

SITE INFORMATION TABLE	
LEGAL DESCRIPTION:	W1/2 NW1/4 2-13-11 PARCEL #010421181
EXISTING ZONING:	AG
PROPOSED ZONING:	GI
OVERALL SITE AREA:	84.17± ACRES
SETBACK:	
FRONT YARD:	50 FEET
STREET SIDE YARD:	50 FEET
INTERIOR SIDE YARD:	NO REQUIREMENT
REAR YARD:	10 FEET
STANDARD STALLS PARKING REQUIREMENTS:	
TOTAL REQUIRED:	1,333 + BUILDING 1 REQUIREMENT
TOTAL STANDARD STALLS:	1,191 STALLS TOTAL STALLS
ACCESSIBLE PARKING:	
TOTAL REQUIRED:	21 STALLS (4 VAN ACCESSIBLE)
TOTAL PROVIDED:	36 STALLS (10 VAN ACCESSIBLE)
TRAILER PARKING:	
TOTAL PROVIDED:	366 STALLS



**olsson**

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REVISIONS DESCRIPTION

DATE

REV. NO.

REVISIONS

2021

SITE PLAN-SUP

R&R COMMERCE PARK SOUTH  
LOT 2

PAPILLION, NE

drawn by: \_\_\_\_\_  
 checked by: \_\_\_\_\_  
 approved by: \_\_\_\_\_  
 QA/QC by: \_\_\_\_\_  
 project no.: \_\_\_\_\_  
 drawing no.: \_\_\_\_\_  
 date: \_\_\_\_\_

SHEET  
SUP1